

When Recorded Return to:
KIRSTEN A. RICHARD
1115 S. 19th Street
Mount Vernon WA 98274



200609270162
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: IMV2059 CMM Title Order No: IC40198

STATUTORY WARRANTY DEED

THE GRANTOR **DAVID J. ANDERSON and JENNIFER A. ANDERSON**, husband and wife

for and in consideration of **Two Hundred Fifteen Thousand and 00/100...(\$215,000.00)**
DOLLARS

in hand paid, conveys and warrants to **KIRSTEN A. RICHARD, a single person**

the following described real estate, situated in the County of Skagit, State of Washington:

Lot 23, Block 4, **ALBERT BALCH'S WEDGEWOOD**, an addition to Mount Vernon, Washington", according to the Plat thereof recorded in Volume 7 of Plats, Page 24, records of Skagit County, Washington.

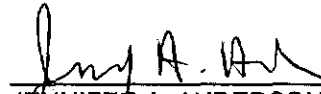
Situated in Skagit County, Washington

Tax Parcel Number(s): 3766-004-023-0003 P54799

Subject to: Restrictions, reservations and easements of record and the Skagit County Right of Farm Ordinance, as follows: Skagit County has established a policy for unincorporated areas to protect and encourage agriculture and forestry operations. If your real property is located near an agriculture or forestry operation, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, fumes, dust, flies, and other associated pests, the operation of machinery of any kind during any 24-hour period, the storage and disposal of manure, and the application of fertilizers, soil amendments, and pesticides. If conducted in compliance with local, state, and federal laws, these inconveniences or discomforts are hereby deemed not to constitute a nuisance as provided in Chapter 7.48 RCW for purposes of the Skagit County Code and shall not be subject to legal action as a public nuisance.


Dated: September 25, 2006


DAVID J. ANDERSON


JENNIFER A. ANDERSON

#5001
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 27 2006

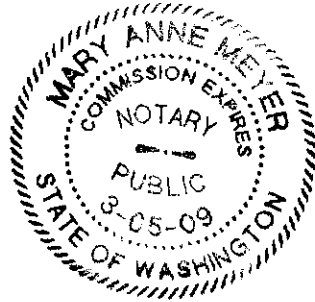
Amount Paid \$ 3832.00
By  Skagit Co. Treasurer
Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that DAVID J. ANDERSON and JENNIFER A. ANDERSON are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 25, 2006

Mary Anne Meyer
Mary Anne Meyer
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: March 5, 2009



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Skagit County Auditor